

\$1,599,900 - 227 Cranarch Circle Se, Calgary

MLS® #A2122059

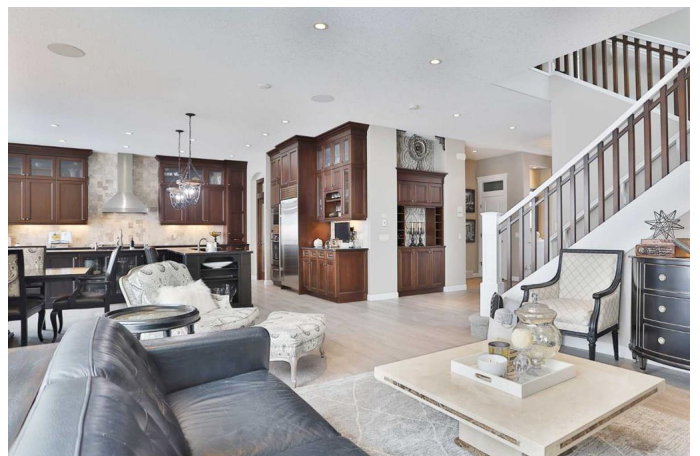
\$1,599,900

4 Bedroom, 4.00 Bathroom, 3,460 sqft

Residential on 0.20 Acres

Cranston, Calgary, Alberta

Surrounded by simply breathtaking views of the river valley, mountains & distant horizon is this beautifully renovated two storey walkout perched on the ridge in the highly sought-after community of Cranston. Custom-built by Albi, this exquisitely appointed estate home boasts upgraded engineered hardwood floors & central air, heated 3 car garage, 4 bedrooms + den & showpiece gourmet kitchen with leathered granite countertops & Bosch appliances. Complemented by soaring 10ft ceilings & an expanse of windows, the main floor of this elegant home enjoys a grand great room plan with beautiful gas fireplace & built-in cabinets, open concept dining room with floor-to-ceiling windows & fully-loaded kitchen with full-height custom cabinetry, L-shaped island with veggie sink & stainless appliances including gas cooktop, warmer drawer, built-in convection oven, chimney hoodfan & Subzero fridge. The walkthru pantry complete with built-in Miele coffee maker & 2 Subzero freezer drawers with ice maker, leads into the mudroom with built-in bench & lockers. Dedicated home office with leather floors & full wall of built-in cabinets. Total of 3 bedrooms up highlighted by the private owners' retreat with tray ceiling & spa-inspired ensuite with quartz-topped double vanities, heated natural stone floors, oversized glass shower & MAAX tub, plus huge walkthru closet with skylight & built-in bench. A family bath with granite counters & stone floors, bonus room with tray ceiling & laundry room complete the 2nd floor.



The walkout level - with infloor heating, is finished with a 4th bedroom with walk-in closet & built-in dresser, bathroom with glass shower, family room with entertainment centre & rec room with beautiful wet bar. Love the outdoors? Then check out the beautifully landscaped backyard with its stunning gas-burning stone fireplace & trellises, covered patio & trampoline, with a gate leading out to the ridge & winding walking trails with built-in benches. Additional features include underground sprinklers, built-in ceiling speakers, custom motorized Hunter Douglas Silhouette & Nantucket window blinds, 2 gas BBQ lines (upper balcony & patio), brand new microwave/convection oven/wet bar fridge, new roof shingles (2 years old), SONOS & Control4 Smart Home systems, Kinetico water softener, UniFi system, California Closets & built-in cabinets & epoxy floors in the garage. A truly incredible home in this coveted ridge location, within walking distance to Century Hall community centre, shopping at Cranston Market & easy access to South Health Campus, neighbourhood schools & both Stoney & Deerfoot Trails.

Built in 2010

Essential Information

MLS® #	A2122059
Price	\$1,599,900
Sold Price	\$1,569,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,460
Acres	0.20
Year Built	2010
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	227 Cranarch Circle Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0S4

Amenities

Amenities	Park, Recreation Facilities
Parking Spaces	6
Parking	Heated Garage, Oversized, Triple Garage Attached

Interior

Interior Features	Bookcases, Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Skylight(s), Soaking Tub, Storage, Walk-In Closet(s), Wet Bar
Appliances	Central Air Conditioner, Convection Oven, Dishwasher, Garburator, Gas Cooktop, Microwave, Range Hood, Refrigerator, Warming Drawer, Water Softener, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Great Room, Outside
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Balcony, BBQ gas line, Garden, Private Yard, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Environmental Reserve, Front Yard, Greenbelt, No Neighbours Behind, Landscaped, Private, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 11th, 2024
Date Sold April 19th, 2024
Days on Market 8
Zoning R-1
HOA Fees 174.00
HOA Fees Freq. ANN

Listing Details

Listing Office Royal LePage Benchmark

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